CITY OF CHESTERFIELD
PLANNING COMMISSION MEETING
MONDAY – MARCH 26, 2012
7:00 PM

Link to Site Plan Committee and Work Session Agenda/Meeting Time

AGENDA

I. ROLL CALL

II. PLEDGE OF ALLEGIANCE

III. SILENT PRAYER

IV. PUBLIC HEARINGS

A. **P.Z. 03-2012 Lungo Estates (1458 Kehrs Mill Rd):** A request for a zoning map amendment from "NU" Non-Urban District to "E1" Estate One-Acre District for a 3.01 acre tract of land located on the east side of Kehrs Mill Road south of Country Side Manor Parkway (18U120035).

The public may speak on this item tonight. This item is also on the Agenda under "Old Business" if the Planning Commission chooses to vote tonight.

V. APPROVAL OF MEETING MINUTES

A. Approval of February 27, 2012 Planning Commission Minutes
B. Approval of March 12, 2012 Planning Commission Minutes

VI. PUBLIC COMMENT

VII. SITE PLANS, BUILDING ELEVATIONS AND PLATS

A. **Chesterfield Commons Seven:** A Sign Package for a 6.7 acre tract of land zoned "PC" Planned Commercial District located on the north side of Chesterfield Airport Road, one half mile west of the corner of Chesterfield Airport Road and Boone's Crossing.

The Planning Commission may vote on this item tonight.

B. **Chesterfield Commons Seven, Lot 2 (Valvoline)**: A Site Development Section Plan, Landscape Plan, Lighting Plan, Architectural Elevations, and Architect's Statement of Design for a 0.977 acre tract of land zoned "PC" Planned Commercial District located on the north side of Chesterfield Airport Road, one-half mile west of the corner of Chesterfield Airport Road and Boone's Crossing.

The Planning Commission may vote on this item tonight.

C. **Chesterfield Retail:** A request for an amendment to the Sign Package for the Chesterfield Retail development for an increase in height to the existing monument sign

The Planning Commission may vote on this item tonight.

D. **Chesterfield Blue Valley:** A Second Amended Site Development Concept Plan, Conceptual Landscape Plan and Conceptual Lighting Plan for a 137.6 acre tract of land zoned "PC" Planned Commercial District located on the north side of Olive Street Road, west of its intersection with Chesterfield Airport Road.

The Planning Commission may vote on this item tonight.

VIII. OLD BUSINESS

A. **P.Z. 09-2011 Simpson Construction Materials (17971 North Outer Forty Road):** A request for an Amendment to a Conditional Use Permit authorized by St. Louis County in a "FP-M3" Flood Plain Planned Industrial District of 81.64 acres in size and located on the east side of US Highway 40/Interstate 64 south of its crossing of the Missouri River (16W240030).

The Planning Commission may vote on this item tonight.

B. **P.Z. 03-2012 Lungo Estates (1458 Kehrs Mill Rd):** A request for a zoning map amendment from "NU" Non-Urban District to "E1" Estate One-Acre District for a 3.01 acre tract of land located on the east side of Kehrs Mill Road south of Country Side Manor Parkway (18U120035).

The Planning Commission may vote on this item tonight.

IX. NEW BUSINESS

X. COMMITTEE REPORTS

XI. ADJOURNMENT

Note: The Planning Commission will consider and act upon the matters listed above, and such other matters as may be presented at the meeting and determined to be appropriate for discussion at that time.